

NO TRANSFER
TAX PAID

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[Maine]

QUITCLAIM DEED

Grossman's Inc., a Delaware corporation, f/k/a Evans Products Company, successor by merger with L. Grossman Sons, Incorporated, successor by merger with L. Grossman Sons, Inc., having an address of 45 Dan Road, Canton, in the County of Norfolk and Commonwealth of Massachusetts, in consideration of \$1.00 dollar paid, grants to GRS Realty Company, Inc., a Delaware corporation, having an address of 70 Walnut Street, Wellesley, Massachusetts, with Quitclaim Covenants, the land situate in Waterville, Kennebec County, Maine and more particularly described as follows:

See Exhibit A attached hereto and made a part hereof

This conveyance does not constitute all or substantially all of the assets of Grossman's Inc. in Maine.

IN WITNESS WHEREOF, Grossman's Inc., has hereunto set its hand and seal this 4th day of April, 1996. (SEAL)

GROSSMAN'S INC.

By:

Charles L. Hofeller
Charles L. Hofeller,
~~Corporate~~ Vice-President,
Real Estate

Russell K. Dunne
Witness

Quilly Giam
Witness

COMMONWEALTH OF MASSACHUSETTS

April 4, 1996

Suppik, ss
Then personally appeared the above named Charles L. Hofeller, ~~Corporate~~ Vice-President, Real Estate, as aforesaid and acknowledged the foregoing to be his free act and deed and the free act and deed of Grossman's Inc., before me, (SEAL)

Courney E. Griffin
Notary Public

My commission expires:

COURNEY E. GRIFFIN

Notary Public

My Commission Expires January 26, 2001

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ACM06800
03/28/96

Waterville, ME

EXHIBIT A

The land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

Beginning at an iron pin at the southwest corner of land of the State of Maine in the north line of Kennedy Memorial Drive thence north eighteen degrees eighteen minutes west (N 18° 18' W) a distance of two hundred ninety-three and fifty-seven one hundredths (293.57) feet to a stone bound; thence north no degrees eleven minutes east (0° 11'E) a distance of one hundred thirty-seven and one tenth (137.1) feet to a stone bound; thence continuing in the same course a distance of fifty-four (54) feet to an iron pin in the southerly line of the Second Rangeway; thence southwesterly in the southerly line of said Second Rangeway a distance of three hundred eighty-five (385) feet more or less to an iron pin at the northeasterly corner of land now or formerly of Albert Ouellette; thence southerly in the easterly line of said Ouellette a distance of two hundred sixty (260) feet more or less to an iron pin, at said Ouellette's southeasterly corner in the north line of said Kennedy Memorial Drive; thence westerly along said north line of Kennedy Memorial Drive a distance of sixty-seven (67) feet to a point; thence southerly at right angle to last mentioned line a distance of ten (10) feet to an iron pin in the north line of Kennedy Memorial Drive; thence easterly in the north line of said Kennedy Memorial Drive a distance of one hundred fifty-six (156) feet to the iron pin at the point of beginning.

Bearings are based on true north.

RECEIVED KENNEBEC SS

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ATTEST: *James H. Smith*
REGISTER OF DEEDS